

PB# 88-54

Thomas F. Prendergast

33-1-4.1

88-54

THOMAS F. PRENDERGAST
SITE PLAN

88-54

Applicant: Tom Prendergast 564-2211
Rep: Pat Kennedy 562-6444

Oxford[®]

❖ ESSFITE

TOWN OF NEW WINDSOR		General Receipt		10090
555 Union Avenue				November 14 19 88
New Windsor, N. Y. 12550				
Received of	Thomas F. Prendergast		\$148.50	
One Hundred Forty-Eight and 50/100				DOLLARS
For	Eng Fees 148.50 Site Plan application		88-54	
DISTRIBUTION				
FUND	CODE	AMOUNT		
CR 625		148.50		
By Pauline H. Townsend				
Town Clerk				
			Title	

Williamson Law Book Co., Rochester, N. Y. 14609

Oxford®

⊗ FSSFITF

General Receipt

TOWN OF NEW WINDSOR
555 Union Avenue
New Windsor, N. Y. 12550

10090

November 14 19 88

Received of Thomas F. Prondzga \$ 148.50

One Hundred Forty-Eight and 50/100 DOLLARS

For Eng Fees 148.50 Site Plan application 88-54

DISTRIBUTION

FUND	CODE	AMOUNT
CR# 625		148.50

By Pauline H. Townsend

Town Clerk

Title

Williamson Law Book Co., Rochester, N. Y. 14609

General Receipt

TOWN OF NEW WINDSOR
555 Union Avenue
New Windsor, N. Y. 12550

10036

October 24 19 88

Received of Patrick T. Kennedy \$ 25.00

Twenty-five and 00/100 DOLLARS

For Planning Board Application fee 88-54

DISTRIBUTION

FUND	CODE	AMOUNT
CR# 2863		25.00

By Pauline G. Townsend

Town Clerk

Title

Williamson Law Book Co., Rochester, N. Y. 14609

FILE HISTORY

DATE FILE OPENED: 9-14-88

PLANNING BOARD NUMBER 88-54

COPY OF PLANS GIVEN TO:

DATE

DATE RETURNED

MARK EDSALL
FIRE INSPECTOR
WATER DEPARTMENT
HIGHWAY DEPARTMENT

10-24-88

10-24-88

10-24-88

10-24-88

10-25-88 Disapproved

10-24-88 approved

REVISED PLANS:

MARK EDSALL
FIRE INSPECTOR
WATER DEPARTMENT
HIGHWAY DEPARTMENT

AGENDA DATE:

RESULTS:

11-9-88

Approved

FEES:

DATE & AMOUNT PAID

Application Fee

10/24/88 \$ 25.00

Eng. + Site Plan

11/14/88 148.50

DATE PLANS APPROVED AND STAMPED BY TOWN OF NEW WINDSOR: 11-17-88

DATE PLANS PICKED UP BY APPLICANT: _____

NOTES: Copy of plans given to D. McStory

AS OF: 11/14/88

PAGE: 1

CHRONOLOGICAL JOB STATUS REPORT

JOB: 87-56 NEW WINDSOR PLANNING BOARD
TASK: 88- 54

CLIENT: NEWWIN - TOWN OF NEW WINDSOR

TASK-NO	REC	--DATE--	TRAN	EMPL	ACT DESCRIPTION-----	RATE	HRS.	-----DOLLARS-----			
								TIME	EXP.	BILLED	BALANCE
88-54	24823	11/01/88	TIME	MJE	MC PRENDERGAST	40.00	0.50	20.00			
88-54	24838	11/07/88	TIME	MJE	MC PRENDERGAST	40.00	0.50	20.00			
88-54	24854	11/07/88	TIME	NJE	CL PRENDERGAST	17.00	0.50	8.50			
TASK TOTAL								48.50	0.00	0.00	48.50
GRAND TOTAL								48.50	0.00	0.00	48.50

Final Bill

Paid by applicant

88-54

Cosimo's Management

647 Little Britain Road, Newburgh, NY 12550

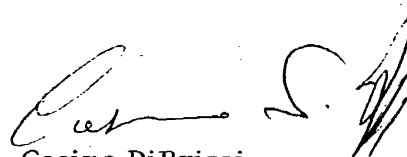
COSIMO DI BRIZZI ♦ Office (914) 564-5571
(914) 564-2771
Residence (914) 561-3043

October 25, 1988

To Whom It May Concern:

I, Cosimo DiBrizzi, authorizes permission for use of driveway to
Thomas Prendergast, 645 Little Britain Road. This right of way shall cease upon
sale of said property by Thomas Prendergast.

Sincerely,


Cosimo DiBrizzi
President

OCT 27 1988

INTER-OFFICE CORRESPONDENCE

TO: Town Planning Board
FROM: Town Fire Inspector
DATE: 24 OCTOBER 1988
SUBJECT: THOMAS F. BRENDENGAST

Planning Board Reference Number: 88-54

Fire Prevention Reference Number: 88-92

A review of the above referenced subject site plan/subdivision was conducted on 24 OCTOBER 1988, with the following being noted.

- 1) NO HANDICAPPED PARKING AVAILABLE - TITLE 9 - NYCRR
- 2) UNLESS THERE IS AN AGREEMENT IN THE DEED FOR COMMON USE OF THE EXISTING DRIVEWAY, THERE IS NO ACCESSIBILITY TO THIS PROPOSED STRUCTURE. SHOULD AN AGREEMENT EXIST, PLEASE PROVIDE COPY TO THIS OFFICE FOR FILE. IF THERE IS NO AGREEMENT, PROVIDE A TWENTY-FOUR (24) FOOT PAVED DRIVEWAY TO PARKING AREA AND PROPOSED COMMERCIAL GARAGE. TITLE 9 NYCRR SECTION 1161

This site plan/subdivision is found unacceptable.


Robert F. Rodgers; CCA
Fire Inspector

BUILDING INSPECTOR, PLANNING BOARD ENGINEER, FIRE INSPECTOR,
D.O.T., O.C.H., O.C.P., D.P.W., ~~SEWER~~ SEWER, HIGHWAY, REVIEW
FORM:

The maps and plans for the Site Approval _____

Subdivision _____ as submitted by

Patrick Kennedy for the building or subdivision of
Thom F. Prendergast has been

reviewed by me and is approved ✓

~~disapproved~~ _____

If disapproved, please list reason There is no

town water in this area as yet.

HIGHWAY SUPERINTENDENT

Steve Dr. Dr.
WATER SUPERINTENDENT

SANITARY SUPERINTENDENT

DATE

Planning Board
Town of New Windsor
555 Union Avenue
New Windsor, NY 12550

(This is a two-sided form)

Date Received _____
Meeting Date _____
Public Hearing _____
Action Date _____
Fees Paid _____

APPLICATION FOR SITE PLAN, LOT-LINE CHANGE
OR SUBDIVISION PLAN APPROVAL

1. Name of Project Site Plan For Thomas F. Prendergast
2. Name of Applicant Thomas F. Prendergast Phone 564-2211
Address _____
(Street No. & Name) (Post Office) (State) (Zip)
3. Owner of Record Thomas F. Prendergast Phone 564-2211
Address _____
(Street No. & Name) (Post Office) (State) (Zip)
4. Person Preparing Plan Patrick T. Kennedy, L.S. Phone 562-6444
Address 219 Quassaick Ave., New Windsor, New York 12550
(Street No. & Name) (Post Office) (State) (Zip)
5. Attorney _____ Phone _____
Address _____
(Street No. & Name) (Post Office) (State) (Zip)
6. Location: On the South side of Little Britain Rd (Rte 207)
323.2' feet East
of Mt. Airy Rd
(Street) (Direction)
7. Acreage of Parcel 1.063 acres 8. Zoning District NC
9. Tax Map Designation: Section 38 Block 1 Lot 4.1
10. This application is for Construction of Garage & Maintenance Bldg. at exist Fuel oil bussiness Site
11. Has the Zoning Board of Appeals granted any variance or a special permit concerning this property? No

If so, list Case No. and Name _____

12. List all contiguous holdings in the same ownership
Section _____ Block _____ Lot(s) _____

Attached hereto is an affidavit of ownership indicating the dates the respective holdings of land were acquired, together with the liber and page of each conveyance into the present owner as recorded in the Orange County Clerk's Office. This affidavit shall indicate the legal owner of the property, the contract owner of the property and the date the contract of sale was executed.

IN THE EVENT OF CORPORATE OWNERSHIP: A list of all directors, officers and stockholders of each corporation owning more than five percent (5%) of any class of stock must be attached.

OWNER'S ENDORSEMENT
(Completion required ONLY if applicable)

COUNTY OF ORANGE

SS.:

STATE OF NEW YORK

Thomas F. Prendergast being duly sworn, deposes and says that he resides at 645 Little Britain Rd. in the County of Orange, and State of New York and that he is (the owner in fee) of T.F. Prendergast Fuels, Inc. (Official Title) of the Corporation which is the Owner in fee of the premises described in the foregoing application and that he has authorized to make the foregoing application for Special Use Approval as described herein.

I HEREBY DEPOSE AND SAY THAT ALL THE ABOVE STATEMENTS AND INFORMATION, AND ALL STATEMENTS AND INFORMATION CONTAINED IN THE SUPPORTING DOCUMENTS AND DRAWINGS ATTACHED HERETO ARE TRUE.

Sworn before me this 20th

20th day of October 1988

Gail F. Epstein
Notary Public

Thomas F. Prendergast
(Owner's Signature)
Thomas F. Prendergast
(Applicant's Signature)

(Title)

GAIL F. EPSTEIN
Notary Public, State of New York
No. 4801746
Qualified in Orange County
Commission Expires March 30, 1989

REV. 3-87

TOWN OF NEW WINDSOR PLANNING BOARD
SITE PLAN CHECKLIST

ITEM

- | | |
|---|--|
| 1. <input checked="" type="checkbox"/> Site Plan Title | 29. <input checked="" type="checkbox"/> Curbing Locations |
| 2. <input checked="" type="checkbox"/> Applicant's Name(s) | 30. <input checked="" type="checkbox"/> Curbing Through |
| 3. <input checked="" type="checkbox"/> Applicant's Address(es) | Section |
| 4. <input checked="" type="checkbox"/> Site Plan Preparer's Name | 31. <input checked="" type="checkbox"/> Catch Basin Locations |
| 5. <input checked="" type="checkbox"/> Site Plan Preparer's Address | 32. <input checked="" type="checkbox"/> Catch Basin Through |
| 6. <input checked="" type="checkbox"/> Drawing and Revision Dates | Section |
| 7. <input checked="" type="checkbox"/> 4"x2" Box for Approval | 33. <input checked="" type="checkbox"/> Storm Drainage |
| Stamp. | 34. <input checked="" type="checkbox"/> Refuse Storage |
| 8. <input checked="" type="checkbox"/> AREA MAP INSET | 35. <input checked="" type="checkbox"/> Other Outdoor Storage |
| 9. <input checked="" type="checkbox"/> Site Designation | 36. <input checked="" type="checkbox"/> Area Lighting |
| 10. <input checked="" type="checkbox"/> Properties Within 500 Feet | 37. <input checked="" type="checkbox"/> Sanitary Disposal Sys. |
| of Site | |
| 11. <input checked="" type="checkbox"/> Property Owners (Item #10) | 38. <input checked="" type="checkbox"/> Water Supply/Fire |
| | Hydrants |
| 12. <input checked="" type="checkbox"/> PLOT PLAN | 39. <input checked="" type="checkbox"/> Building Locations |
| 13. <input checked="" type="checkbox"/> Scale (1" = 50' or lesser) | 40. <input checked="" type="checkbox"/> Building Setbacks |
| 14. <input checked="" type="checkbox"/> Metes and Bounds | 41. <input checked="" type="checkbox"/> Front Building |
| 15. <input checked="" type="checkbox"/> Zoning Designation | Elevations |
| 16. <input checked="" type="checkbox"/> North Arrow | 42. <input checked="" type="checkbox"/> Divisions of Occupancy |
| 17. <input checked="" type="checkbox"/> Abutting Property Owners | 43. <input checked="" type="checkbox"/> Sign Details |
| 18. <input checked="" type="checkbox"/> Existing Building Locations | 44. <input checked="" type="checkbox"/> BULK TABLE INSET |
| 19. <input checked="" type="checkbox"/> Existing Paved Areas | 45. <input checked="" type="checkbox"/> Property Area (Nearest |
| 20. <input checked="" type="checkbox"/> Existing Vegetation | 100 sq. ft.) |
| 21. <input checked="" type="checkbox"/> Existing Access & Egress | 46. <input checked="" type="checkbox"/> Building Coverage (sq. |
| | ft.) |
| <u>PROPOSED IMPROVEMENTS</u> | 47. <input checked="" type="checkbox"/> Building Coverage (% |
| 22. <input checked="" type="checkbox"/> Landscaping | of Total Area) |
| 23. <input checked="" type="checkbox"/> Exterior Lighting | 48. <input checked="" type="checkbox"/> Pavement Coverage (Sq. |
| 24. <input checked="" type="checkbox"/> Screening | Ft.) |
| 25. <input checked="" type="checkbox"/> Access & Egress | 49. <input checked="" type="checkbox"/> Pavement Coverage (% |
| 26. <input checked="" type="checkbox"/> Parking Areas | of Total Area) |
| 27. <input checked="" type="checkbox"/> Loading Areas | 50. <input checked="" type="checkbox"/> Open Space (Sq. Ft.) |
| 28. <input checked="" type="checkbox"/> Paving Details | 51. <input checked="" type="checkbox"/> Open Space (% of Total |
| (Items 25-27) | Area) |
| | 52. <input checked="" type="checkbox"/> No. of Parking Spaces |
| | Proposed. |
| | 53. <input checked="" type="checkbox"/> No. of Parking |
| | Required. |

This list is provided as a guide only and is for the convenience of the Applicant. The Town of New Windsor Planning Board may require additional notes or revisions prior to granting approval.

PREPARER'S ACKNOWLEDGEMENT:

The Site Plan has been prepared in accordance with this checklist and the Town of New Windsor Ordinances, to the best of my knowledge.

By: 

Licensed Professional

Rev. 3-87

Date: Oct 19 1988

SHORT ENVIRONMENTAL ASSESSMENT FORM

Appendix B Part 617

Project Title: Site Plan For Thomas F. Prendergast
Location: So. Side Little Britain Rd, Town of New Windsor
ID Number: Section 3.3, Block 1, Lot 4.1

INSTRUCTIONS:

- (a) In order to answer the questions in this short EAF it is assumed that the preparer will use currently available information concerning the project and the likely impacts of the action. It is not expected that additional studies, research or other investigations will be undertaken.
- (b) If any question has been answered **Yes**, the project may have a significant effect and the full Environmental Assessment Form is necessary. **Maybe** or **Unknown** answers should be considered as **Yes** answers.
- (c) If all questions have been answered **No** it is likely that this project will not have a significant effect.
- (d) If additional space is needed to answer the questions, please use the back of the sheet or provide attachments as required.

ENVIRONMENTAL ASSESSMENT

- | | YES | NO |
|--|--------------------------|-------------------------------------|
| 1. Will project result in a large physical change to the project site or physically alter more than 10 acres of land? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 2. Will there be a major change to any unique or unusual land form found on the site? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 3. Will project alter or have a large effect on an existing body of water? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 4. Will project have an adverse impact on groundwater quality? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 5. Will project significantly effect drainage flow on adjacent sites? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 6. Will project affect any threatened or endangered plant or animal species? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 7. Will project result in a major adverse effect on air quality? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 8. Will project have a major effect on the visual character of the community or scenic views or vistas known to be important to the community? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 9. Will project adversely impact any site or structure of historic, prehistoric, or paleontological importance or any site designated as a Critical Environmental Area by a local agency? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 10. Will project have a major adverse effect on existing or future recreational opportunities? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 11. Will project result in major traffic problems or cause a major effect to existing transportation systems? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 12. Is project non-farm related and located within a certified agricultural district? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 13. Will project regularly cause objectionable odors, noise, glare, vibration, or electrical disturbance as a result of the project's operation? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 14. Will project have any adverse impact on public health or safety? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 15. Will project affect the existing community by directly causing a growth in permanent population of more than 5 percent over a one-year period or have a major negative effect on the character of the community or neighborhood? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |
| 16. Is there public controversy concerning any potential impact of the project? | <input type="checkbox"/> | <input checked="" type="checkbox"/> |

FOR AGENCY USE ONLY

Preparer's Signature: [Signature] Date: 10/11/88
Preparer's Title: Land Surveyor
Agency: _____

PROXY STATEMENT

for submittal to the

TOWN OF NEW WINDSOR PLANNING BOARD

Thomas F. Pendergast, deposes and says that he
resides at 645 Little Britain Rd, New Windsor
(Owner's Address)

in the County of Orange
and State of New York

and that he is the owner in fee of Tax Map Section 83,
Block 1, Lot 4.1.

which is the premises described in the foregoing application and
that he has authorized Patrick T. Kennedy, L.S.
to make the foregoing application as described therein.

Date: Oct. 19, 1988

Thomas F. Pendergast
(Owner's Signature)

Deborah M. Mace
(Witness' Signature)



1763

TOWN OF NEW WINDSOR

555 UNION AVENUE
NEW WINDSOR, NEW YORK

PLANNING BOARD

Henry F. Scheible, Chairman
Carl Schiefer, Vice Chairman
Lawrence Jones, Secretary to Board

Henry J. Reynolds
Daniel McCarville
Henry VanLéeuwen
Ron Lander

TO WHOM IT MAY CONCERN:

In the best interest of the Applicant, it is necessary for the Town Departments and Planning Board Engineer to review and make their recommendations to the Planning Board prior to the applicants appearance before the Planning Board.

Under the Zoning and Subdivision Regulations of the Town of New Windsor, the Applicant must present plans to the Board at least ten (10) days prior to the regular scheduled meeting of the Planning Board. You will then be placed on the next available Agenda.

Failure to submit your Plans will mean the Planning Board will NOT review your application at the time of your appearance before the Board. Your plans will be accepted for review and you will then be rescheduled for another appearance before the Planning Board.

The Applicant should be aware that depending on the location, type and size of the project, additional reviews by State and County agencies as well as an extensive SEQR Review may be required.

Very truly yours,

Henry F. Scheible, Chairman
Town of New Windsor Planning Board

HFSfmD/njE

Chapter 19

FEES, STANDARD SCHEDULE OF

Local Law

No. 1

1977

A LOCAL LAW ENTITLED "STANDARD SCHEDULE OF
FEES LOCAL LAW"

- § 19-1. Purpose.
- § 19-2. Applicability.
- § 19-3. Schedule of fees.
- § 19-4. Refunds.
- § 19-5. Modification or waiver.
- § 19-6. When effective.

[HISTORY: Adopted New Windsor Town Board 1-19-77 as Local Law No. 1—1977. Amendments noted where applicable.]

GENERAL REFERENCES

Fire prevention — See Ch. 21.
Zoning — See Ch. 42.
Subdivision regulations — See Appendix, Part II.

Be it enacted by the Town Board of the Town of New Windsor, as follows:

§ 19-1. Purpose.

In order to provide for a consolidated schedule of fees and to allow for annual review and modification of fees involving the

administration of town ordinances and regulations, the Town Board deems it in the public interest to establish the Standard Schedule of Fees of the Town of New Windsor.

§ 19-2. Applicability.

The fees herein refer to the provisions of the Town of New Windsor laws and regulations adopted prior to this date and supersede all reference to specific fees which may occur therein. Where reference is made to the Standard Schedule of Fees, such reference shall be the most recently adopted Standard Schedule of Fees of the Town of New Windsor.

§ 19-3. Schedule of fees.

A. Planning and zoning.

- (1) Site plan review fees. [Amended 2-28-79 by L.L. No. 1-1979]
 - (a) Application fee: twenty-five dollars (\$25.).
 - (b) All uses (except multifamily dwellings, including apartment houses and condominiums), plus professional fees for review, in the discretion of the Planning Board: one hundred dollars (\$100.).
 - (c) Apartment houses and condominiums: one hundred dollars (\$100.), plus ten dollars (\$10.) for each unit.
 - (d) Amendment of existing site plan: same as above.
- (2) Building and inspection fees. [Amended 2-28-79 by L.L. No. 1-1979; 5-21-86 by L.L. No. 2-1986]
 - (a) Building permit applications, minimum: twenty dollars (\$20.), plus five dollars (\$5.) per thousand.
 - (b) Certificate of compliance for sheds, decks, pools, carports, etc: fifteen dollars (\$15.).
 - (c) Reinspection of same site: twenty dollars (\$20.) per additional inspection of same site.

(d) Driveways and roadways.

- [1] Driveway bonds obtained for driveways and roadways off town highways and all ditches dug across town highways: two hundred fifty dollars (\$250.).
- [2] All driveways and roadways in the town must be sloped back from the highway between fifteen (15) feet and twenty (20) feet and pipe installed if needed, subject to inspection by the Superintendent of Highways or a representative before moneys are returned.

(e) All miscellaneous letters requested from the Building Inspector: ten dollars (\$10.).

(3) Certificate of occupancy fee: fifteen dollars (\$15.).

(4) Applications to Zoning Board of Appeals.

(a) Variances.

- [1] Residential: twenty-five dollars (\$25.), plus publication costs.
- [2] Commercial-industrial: fifty dollars (\$50.), plus publication costs.

(b) Special permits.

- [1] Residential: twenty-five dollars (\$25.), plus publication costs.
- [2] Commercial-industrial: fifty dollars (\$50.), plus publication costs.
- [3] Vacation campgrounds: two hundred dollars (\$200.) or ten dollars (\$10.) per unit, whichever is greater. Renewal: same as above.
- [4] Mobile home courts: two hundred dollars (\$200.) or ten dollars (\$10.) per unit, whichever is greater. Renewal: same as above.

- (c) Interpretation: seventy-five dollars (\$75.).
- (d) Appeals. [Repealed 8-6-80 by L.L. No. 2—1980]
- (5) Petition to Town Board.
 - (a) Special permits (except PUD): same as Subsection A.(4).
 - (b) Special permit for planned unit development, concept approval: one hundred dollars (\$100.), plus costs of professional services required in the review process at the most current rate.
 - [1] Preliminary plan application: two hundred fifty dollars (\$250.), plus the applicant shall, in the discretion of the Planning Board, reimburse the town for professional services required for the review of plans at the most current rate for the town.
 - [2] Special permit application: fifty dollars (\$50.), plus publication costs.
 - [3] Application for site plan approval: two hundred fifty dollars (\$250.), plus the applicant shall, in the discretion of the Planning Board, reimburse the town for professional services required for review of plans at the most current rate for the town.
- (6) Petition to amend Zoning Ordinance: fifty dollars (\$50.), plus:
 - (a) Residential classifications: five dollars (\$5.) per acre.
 - (b) Nonresidential classifications: twenty-five dollars (\$25.) per acre.
 - (c) Text: cost of publication.
 - (d) No fee shall be required for any petitions filed in support of or opposing a proposed amendment.

B. Land subdivision. [Amended 2-28-79 by L.L. No. 1—1979]

- (1) Application fee: twenty-five dollars (\$25.).
- (2) Pre-preliminary plat: one hundred dollars (\$100.).
- (3) Preliminary plat: one hundred dollars (\$100.).
- (4) Final plat: one hundred dollars (\$100.), plus five dollars (\$5.) per lot.
- (5) Final plat section fee: one hundred fifty dollars (\$150.).
- (6) Recreation fee: two hundred fifty dollars (\$250.) per unit (or land in lieu of fees, in the discretion of the Planning Board). The unit or lot which contains the premises in which the applicant resides shall be excluded from paying the recreation fee.
- (7) Minor subdivision and bulk land transfer (final plat): one hundred dollars (\$100.).
- (8) Applicants shall, in the discretion of the Planning Board, reimburse the cost of professional services required in the review process of proposed subdivision plats based on the most current rate. Payment shall be made prior to approval of the final plat.
- (9) Town Engineer's inspection of improvements for entire subdivision, inclusive of all sections: four percent (4%) of the first one hundred thousand dollars (\$100,000.) and two percent (2%) over one hundred thousand dollars (\$100,000.). The four percent (4%) shall apply to the first one hundred thousand dollars (\$100,000.) of improvements in the entire subdivision and not each separate section.

C. Recreation fee for multifamily dwellings (apartments and condominiums): two hundred fifty dollars (\$250.) per unit (or land in lieu of fees, in the discretion of Planning Board).

D. Sanitation. [Amended 2-28-79 by L.L. No. 1—1979]

- (1) Inspection fees.
 - (a) Sewer connections: twenty dollars (\$20.).



TOWN OF NEW WINDSOR

555 UNION AVENUE
NEW WINDSOR, NEW YORK

TOWN OF NEW WINDSOR PLANNING BOARD

SANITARY SYSTEM/WELL SUBMITTAL REQUIREMENTS

1763

The following are provided as a guideline for applicants in providing necessary information for Planning Board submittals with regard to sanitary sewage systems and water supply systems for subdivisions and other proposed projects.

1. For areas with sewage collection systems and/or public water distribution systems; the location, size, depth and other pertinent data shall be indicated in the submittal. Location of all proposed services shall be indicated.
2. For areas which require on-site sanitary systems; plans should indicate results and actual location of percolation tests and "deep" (soil) tests. The date(s) of the tests and the name of the professional who performed the tests should be indicated on the Plan.
3. For subdivisions and other plans; setback lines which identify the "buildable area" should be shown, in addition to indicating a "reserved area for proposed sanitary system" and "proposed well location". All separation distances between existing and proposed wells and sanitary systems (field verified) shall be indicated.

- .. The following notes shall appear on the Plan (where on-site sewage disposal is proposed):

"All sanitary sewage disposal systems shall be designed and constructed in accordance with New York State Department of Health Standards and the provisions of the Public Health Law."

"All sanitary sewage disposal systems shall be designed by a New York State licensed Design Professional and approved by the Town of New Windsor Building Inspector prior to the issuance of a building permit. The system shall be inspected during construction and certified as to conformance to design by the Design Professional prior to issuance of a Certificate of Occupancy."

5. This list is not intended as a complete list and is intended to assist the Applicant. Compliance with the Town Code requirements is required. This list is not intended to modify the Code, but rather conform to same.

Authorized: 10 December 1986
Prepared: 6 January 1987
Adopted: 14 January 1987



1763

TOWN OF NEW WINDSOR

333 UNION AVENUE
NEW WINDSOR, NEW YORK

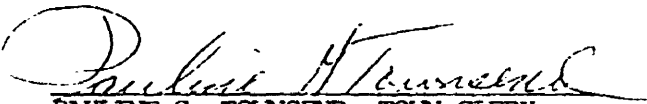
Pauline G. Townsend
TOWN CLERK

CLERK'S CERTIFICATE

I, PAULINE G. TOWNSEND, Town Clerk of the Town of New Windsor, in the County of Orange, State of New York HEREBY CERTIFY that the below extract of the minutes has been compared by me with the minutes of the Town Board, of the Town of New Windsor, in the County of Orange, State of New York, held on the 1st day of April, 1987, and the same is a true and correct transcript therefrom and of the whole thereof so far as the same relates to the subject matter referred to.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the corporate seal of said Town, this 2nd day of April, 1987.

Town Seal


PAULINE G. TOWNSEND, TOWN CLERK
Town of New Windsor

Motion by Councilman Rossini, seconded by Councilman Heft, that the Town Board of the Town of New Windsor add to the Agenda and adopt as follows:

BEFORE A PERMIT OF ANY KIND IS ISSUED TO WORK ON TOWN PROPERTY, A ONE MILLION DOLLAR (\$1,000,000.00) LIABILITY INSURANCE CERTIFICATE MUST BE FILED WITH THE TOWN, WITH A RIDER NAMING THE TOWN OF NEW WINDSOR AS ADDITIONAL INSURED BY THE CONTRACTOR.

Roll Call: All Ayes

Motion Carried: 5-0

TOWN OF NEW WINDSOR
PLANNING BOARD
RECEIVED
DATE 4-2-87

PROCEDURE FOR PUBLIC HEARING

1. A notice of the PUBLIC HEARING shall be published in the THE SENTINEL at least ten (10) days prior to the said hearing. In addition, each abutting property owner and those directly across any adjoining street from the proposed use or proposed subdivision shall receive a notice of the PUBLIC HEARING. This notice shall be sent in a sealed, post-paid wrapper, marked "CERTIFIED MAIL-RETURN RECEIPT REQUESTED." The names and addresses of the affected property owners shall be as appears on the last complete assessment roll of the Town.
2. If the property to be subdivided is within 500 feet of a state or county highway, a municipal boundary or state or county-owned lands, Orange County Planning Department must also be notified and supplied with two (2) copies of the map (3 if on a county road). A letter from the Planning Board requesting county review must accompany the maps.
3. A copy of the map must be filed with the Town Clerk for public inspection.
4. In addition to the above-mentioned notices, the following must also receive a copy of the notice of hearing. However, these may be sent regular first-class mail.

John A. Petro, Supervisor
Town of New Windsor
555 Union Avenue
New Windsor, NY 12550

Henry F. Scheible, Chairman
Planning Board
555 Union Avenue
New Windsor, NY 12550

Pauline G. Townsend, Town Clerk
Town of New Windsor
555 Union Avenue
New Windsor, NY 12550

Mark J. Edsall, P.E.
McGoey and Hauser
Consulting Engineers, P.C.
45 Quassaick Avenue
New Windsor, NY 12550

Joseph P. Rones, Esq.
436 Route 9W
Newburgh, NY 12550

5. The attached affidavit of mailing must be signed and notarized and be presented, with the certified mail delivery receipts (green cards), an affidavit of publication from the newspaper at the time of the public hearing.

The Public Hearing on your application will be held at Town Hall on _____ 198__ at _____ P.M.

Planning Board
Town of New Windsor
555 Union Avenue
New Windsor, NY 12550

(This is a two-sided form)

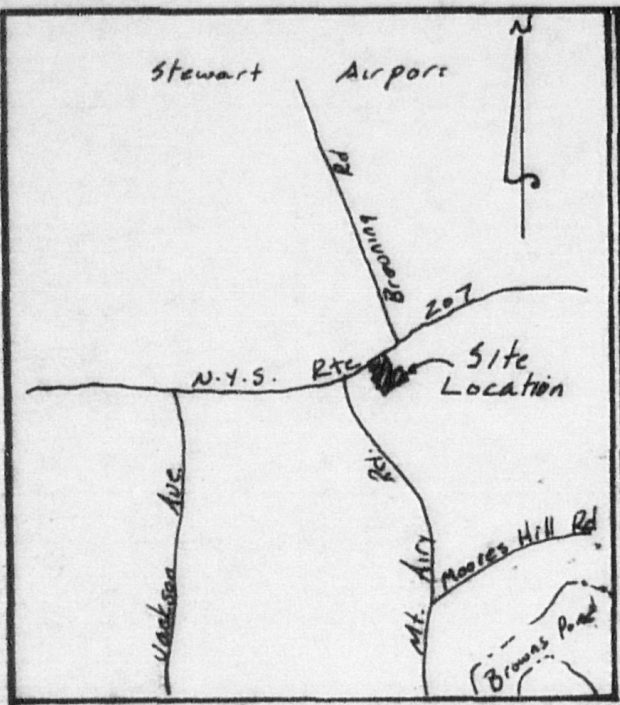
Date Received _____
Meeting Date _____
Public Hearing _____
Action Date _____
Fees Paid _____

APPLICATION FOR SITE PLAN APPROVAL

1. Name of Project lot line Change and Site Plan for Thomas F. Prendergast
2. Name of Applicant Thomas F. Prendergast Phone 564-2211
Address 645 Little Britain Rd, New Windsor, New York 12550
(Street Name & No.) (Post Office) (State) (Zip Code)
3. Owner of Record Same as Applicant Phone _____
Address _____
(Street Name & No.) (Post Office) (State) (Zip Code)
4. Name of Person Preparing Plan Patrick T. Kennedy, L.S. Phone 562-6444
Address 335 Temple Hill Rd, New Windsor, New York 12550
(Street Name & No.) (Post Office) (State) (Zip Code)
5. Attorney _____ Phone _____
Address _____
(Street Name & No.) (Post Office) (State) (Zip Code)
6. Location: On the South side of Little Britain Rd (N.Y.S. Rt 207)
170' feet East
(direction)
of Mt. Airy Road
(Street)
7. Acreage of Parcel 46,159 S.F. = 1.060 acres
8. Zoning District NC
9. Tax Map Designation: Section 33 Block 1 Lot(s) 4.1
10. This Application is for the use and Construction of Garage and Maintenance Building for existing Fuel Business
11. Has the Zoning Board of Appeals granted any variance or special permit concerning this property? No If so, list case Number and Name _____
12. List all contiguous holdings in the same ownership None
Section _____ Block _____ Lot(s) _____

FOR OFFICE USE ONLY:

Schedule _____ Column _____ Number _____



Location Map

Scale: 1" = 2,000'

Zoning District: NC

Minimum Required:
 Lot Area: 10,000 S.F.
 Lot Width: 100'
 Front Yard: 40'
 Side Yard: 15'/55'
 Rear Yard: 15'

Parking:

- There are 4 Fuel Trucks kept on site and will be parked in proposed carage.
- Owner has three maintenance vans which are taken home by employees at night.
- Owner has one secretary in existing basement office and two personal cars. requiring 3 parking spaces. existing office area is less than 150 S.F.

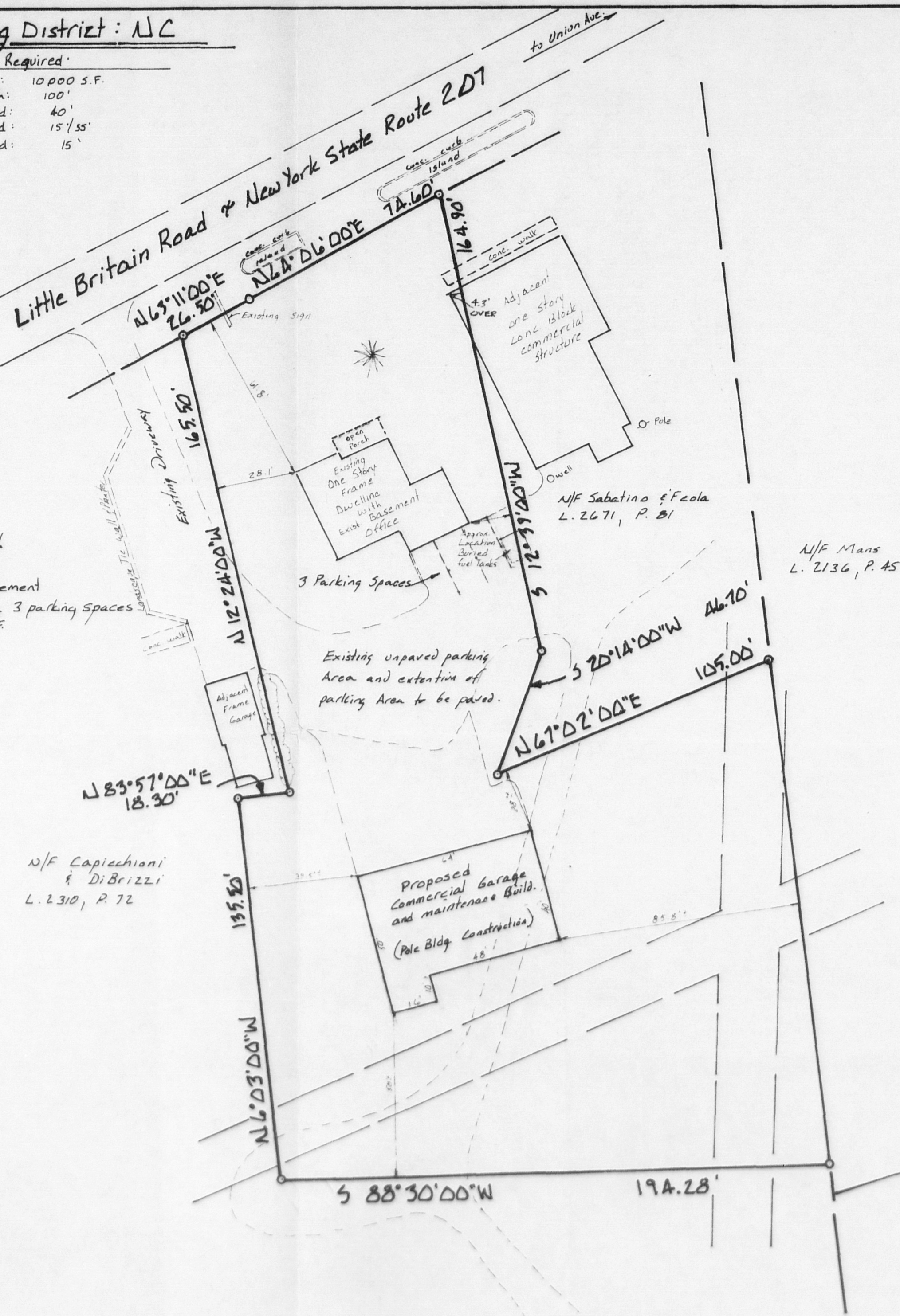
Lot Coverage:

Total Building Area: 4,210 S.F.
 % Building Coverage: 9.1 %
 Pavement Area: 8,000 S.F.
 % Pavement Coverage: 17.3 %
 Open Space: 34,110 S.F.
 % Open Space: 73.6 %

N/F Capicchioni
 & Di Brizzi
 L. 2310, P. 72

To Thomas F. Prendergast and
 The Town of New Windsor
 certified to be correct and accurate.

Oct. 11, 1988



Tax Map Data:

Section: 33
 Block: 1
 LOT: 4.1

Deed Reference:

Liber 2240, Page 333

Map References:

- Survey of Lands of Vincent Birona, Sr. and Vincent Birona, Jr.
 By: Vincent J. Doce, L.S.
 dated: Dec. 5, 1978
- Lot Line Chance for
 F.E.R.M. Realty - A.K.A. Stewart Rte. 207 Assoc.
 dated: Nov. 6, 1982
 filed: Nov. 16, 1982
 Map # 6082
 Lot A

Lot Area:

46,320 S.F. = 1.063 acres

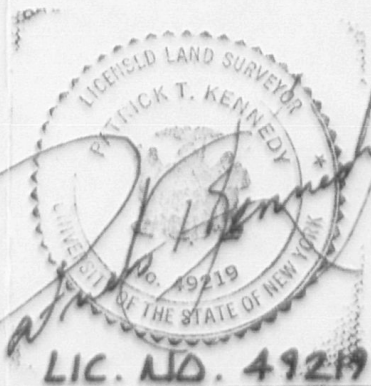
SITE PLAN APPROVAL GRANTED
 BY TOWN OF NEW WINDSOR PLANNING BOARD
 ON 10/17/88

BY Lawrence Jones
 LAWRENCE JONES
 Record Owner & Secretary:

Thomas F. Prendergast
 445 Little Britain Road
 New Windsor, New York 12550

The owner of this proposed site plan has reviewed this map and is in concurrence with the information and proposals shown hereon.
Thomas F. Prendergast

- Unauthorized alteration or addition to a survey map bearing a licensed land surveyor's seal is a violation of section 7209, sub-division 2 of the N.Y. State Education Law.
- Only copies from the original of this survey marked with an original of the land surveyor's inked seal and or his embossed seal shall be considered to be valid true copies.
- Certifications indicated herein signify that this survey was prepared in accordance with the existing Code of Practice for Land Surveys adopted by the New York State Association of Professional Land Surveyors. Said certifications shall run only to the person for whom the survey is prepared, and on his behalf to the title company, governmental agency and lending institution listed herein, and to the assignee of the lending institution. Certifications are not transferable to additional institutions or subsequent owner.
- Underground improvements or encroachments, if any, are not shown hereon.



Patrick T. Kennedy, L.S.			
219 Auassack Ave. • New Windsor • New York • 12550			
SCALE 1" = 30'	APPROVED BY	DRAWN BY	
DATE Oct. 11, 1988		REVISED	
Site Plan for			
Thomas F. Prendergast			
Town of New Windsor			
Orange County • New York			
DRAWING NUMBER			85-355

P.8# 88-54